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TECHNICAL SUPPORT

ORDINANCE NO. 3410  
COUNCIL BILL NO. 11-1007

CLIFFORD T. HAYES 8P I 2317636000  
KOOTENAI CO. RECORDER Page 1 of 8  
AAA Date 06/21/2011 Time 14:17:19  
REC-REQ OF CITY OF CDA  
RECORDING FEE: 0.00  
2317636000 XK 9  
080

AN ORDINANCE ANNEXING TO AND DECLARING TO BE A PART OF THE CITY OF COEUR D'ALENE, KOOTENAI COUNTY, IDAHO, SPECIFICALLY DESCRIBED PORTIONS OF SECTION 10, TOWNSHIP 50, NORTH, RANGE 4W, BOISE MERIDIAN; ZONING SUCH SPECIFICALLY DESCRIBED PROPERTY HEREBY ANNEXED; CHANGING THE ZONING MAPS OF THE CITY OF COEUR D'ALENE; AMENDING SECTION 1.16.030, COEUR D'ALENE MUNICIPAL CODE, BY DECLARING SUCH PROPERTY TO BE A PART OF PRECINCT #35; REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HERewith; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR THE PUBLICATION OF A SUMMARY OF THIS ORDINANCE AND AN EFFECTIVE DATE HEREOF.

WHEREAS, after public hearing, the City Council finds it to be in the best interests of the City of Coeur d'Alene and the citizens thereof that said property be annexed; NOW, THEREFORE,

BE IT ORDAINED, by the Mayor and City Council of the City of Coeur d'Alene, Kootenai County, Idaho:

**SECTION 1.** That the property as set forth in Exhibit "A", attached hereto and incorporated herein, contiguous and adjacent to the City of Coeur d'Alene, Kootenai County, Idaho, be and the same is hereby annexed to and declared to be a part of the City of Coeur d'Alene, Kootenai County, Idaho, and the same is hereby zoned as C-17.

**SECTION 2.** That the Zoning Act of the City of Coeur d'Alene, known as Ordinance No. 1691, Ordinances of the City of Coeur d'Alene, be and the same is hereby amended as set forth in the preceding section hereof.

**SECTION 3.** That the Planning Director be and he is hereby instructed to make such change and amendment on the three (3) official Zoning Maps of the City of Coeur d'Alene.

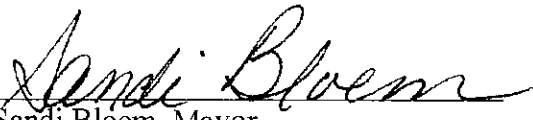
**SECTION 4.** That the above described property be and the same is hereby declared to be and shall be a part of Precinct #35, and that Section 1.16.030, Coeur d'Alene Municipal Code, be and the same is hereby amended to include the herein annexed property within the described boundaries of Precinct #35.

**SECTION 5.** All ordinances and parts of ordinances in conflict with this ordinance are hereby repealed.


**SECTION 6.** After its passage and adoption, a summary of this Ordinance, under the provisions of the Idaho Code, shall be published once in the official newspaper of the City of Coeur d'Alene, and upon such publication shall be in full force and effect.

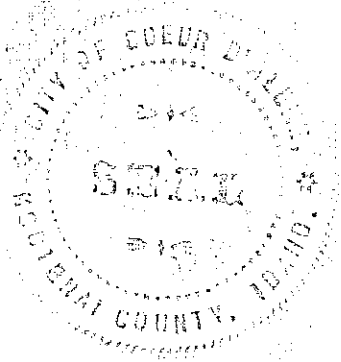
Passed under suspension of rules upon which a roll call vote was duly taken and duly enacted an ordinance of the City of Coeur d'Alene, at a regular meeting of the City Council on June 7, 2011.

APPROVED by the Mayor this 7<sup>th</sup> day of June, 2011.

  
Sandi Bloem, Mayor

ATTEST:

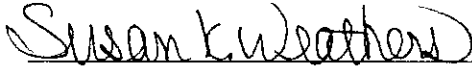
  
Susan K. Weathers, City Clerk



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SUMMARY OF COEUR D'ALENE ORDINANCE NO. 3410  
A-2-11 Annexation of Prairie Trail

AN ORDINANCE ANNEXING TO AND DECLARING TO BE A PART OF THE CITY OF COEUR D'ALENE, KOOTENAI COUNTY, IDAHO, SPECIFICALLY DESCRIBED PORTIONS OF SECTION 10, TOWNSHIP 50, NORTH, RANGE 4W, BOISE MERIDIAN; ZONING SUCH SPECIFICALLY DESCRIBED PROPERTY HEREBY ANNEXED; CHANGING THE ZONING MAPS OF THE CITY OF COEUR D'ALENE; AMENDING SECTION 1.16.030, COEUR D'ALENE MUNICIPAL CODE, BY DECLARING SUCH PROPERTY TO BE A PART OF PRECINCT #35; REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HERewith AND PROVIDING A SEVERABILITY CLAUSE. THE ORDINANCE SHALL BE EFFECTIVE UPON PUBLICATION OF THIS SUMMARY. THE FULL TEXT OF THE SUMMARIZED ORDINANCE NO. 3410 IS AVAILABLE AT COEUR D'ALENE CITY HALL, 710 E. MULLAN AVENUE, COEUR D'ALENE, IDAHO 83814 IN THE OFFICE OF THE CITY CLERK.

  
Susan K. Weathers, City Clerk

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**STATEMENT OF LEGAL ADVISOR**

I, Warren J. Wilson, am a Deputy City Attorney for the City of Coeur d'Alene, Idaho. I have examined the attached summary of Coeur d'Alene Ordinance No. 3410, A-2-11 Annexation of Prairie Trail, and find it to be a true and complete summary of said ordinance which provides adequate notice to the public of the context thereof.

DATED this 7<sup>th</sup> day of June, 2011.

  
\_\_\_\_\_  
Warren J. Wilson, Chief Civil Deputy City Attorney

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**Exhibit A**  
**ANNEXATION LEGAL DESCRIPTION**

A parcel of land being a portion of the Northeast Quarter of Section 10, Township 50 North, Range 4 West, Boise Meridian, Kootenai County, Idaho and being more particularly described as follows:

**Commencing** at the North Quarter corner of said Section 10 from which the Northwest corner bears N89°11'16"W a distance of 2650.97 feet; Thence, along the North line of said Northeast Quarter, S89°13'14"E a distance of 657.45 feet to the intersection of said North line and the Westerly right of way of the Centennial Trail; Thence, along said Westerly right of way, S46°40'00"W a distance of 241.49 feet to the intersection of said Westerly right of way and the Southerly right of way of Seltice Way, said point being the **True Point of Beginning**.

Thence, leaving said intersection along the existing city boundary the following eighteen courses:

- 1) S88°09'21"E a distance of 140.99 feet to the intersection of said Southerly right of way and the Easterly right of way of the Centennial Trail;
- 2) Thence, along said Easterly right of way, S46°40'00"W a distance of 255.48 feet to a point;
- 3) Thence, continuing along said Easterly right of way, along a spiral curve to the left with a radius of 522.86 feet, a length of 176.24 feet, an A of 303.56 feet with a chord that bears S43°26'55"W a distance of 176.02 feet to a point;
- 4) Thence, continuing along said Easterly right of way, along a curve to the left with a radius of 522.86 feet, an arc length of 164.69 feet, a delta of 18°02'50" with a long chord that bears S27°59'12"W a distance of 164.01 feet to a 5/8 inch rebar with yellow plastic cap marked PLS 8076;
- 5) Thence, continuing along said Easterly right of way, along a spiral curve to the left with a radius of 522.86 feet, a length of 99.48 feet, an A of 228.07 feet with a chord that bears S15°19'45"W a distance of 99.44 feet to a 5/8 inch rebar with yellow plastic cap marked PLS 8076;
- 6) Thence, continuing along said Easterly right of way, S13°30'45"W a distance of 27.95 feet to a 5/8 inch rebar with yellow plastic cap marked PLS 8076;
- 7) Thence, leaving said Easterly right of way, S03°26'55"E a distance of 64.15 feet to the Northeast corner of Lot 5, Block 19 of Riverside Park Addition filed in book B of plats at page 138, records of Kootenai County;
- 8) Thence, along the Easterly line of said Lot 5, S32°15'53"W a distance of 120.50 feet to a 5/8 inch rebar with yellow plastic cap marked PLS 8076 at the Southeast corner of said Lot 5, Block 19;
- 9) Thence, along the South line of Lots 3 and 4, Block 19 of said plat, S56°45'47"E a distance of 100.00 feet to a 5/8 inch rebar with yellow plastic cap marked PLS 8076 at the Southeast corner of said Lot 3, Block 19;
- 10) Thence, leaving said South line, S31°59'53"W a distance of 135.95 feet to a 5/8 inch rebar with yellow plastic cap marked PLS 8076 at the Southeast corner of Lot 8, Block 19 of said plat;

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- 11) Thence, along the South line of Lots 9 and 10, Block 19 of said plat,  $S56^{\circ}45'39''E$  a distance of 149.89 feet to a 5/8 inch rebar with yellow plastic cap marked PLS 8076 at the Southwest corner of Lot 7, Block 20 of said plat;
- 12) Thence,  $S32^{\circ}02'12''W$  a distance of 195.95 feet to a 5/8 inch rebar with yellow plastic cap marked PLS 8076 on the Westerly line of said Lot 7, Block 21 of said plat;
- 13) Thence, along a non-tangent curve to the left with a radius of 536.01 feet, an arc length of 231.19 feet, a delta of  $24^{\circ}42'44''$  with a long chord that bears  $S34^{\circ}00'05''E$  a distance of 229.40 feet to a 5/8 inch rebar with yellow plastic cap marked PLS 8076;
- 14) Thence, along a compound curve to the left with a radius of 714.90 feet, an arc length of 116.23 feet, a delta of  $09^{\circ}18'56''$  with a long chord that bears  $S51^{\circ}09'41''E$  a distance of 116.10 feet to a 5/8 inch rebar with yellow plastic cap marked PLS 8076;
- 15) Thence,  $S32^{\circ}03'25''W$  a distance of 9.97 feet to a 5/8 inch rebar with yellow plastic cap marked PLS 8076 on said Easterly right of way of the Centennial Trail;
- 16) Thence, along said Easterly right of way,  $S56^{\circ}44'15''E$  a distance of 700.11 feet to a bent 5/8 inch rebar;
- 17) Thence, continuing along said Easterly right of way,  $S57^{\circ}58'19''E$  a distance of 570.10 feet to a point;
- 18) Thence, leaving said Easterly right of way,  $S32^{\circ}00'01''W$  a distance of 60.00 feet to a point on the Westerly right of way of said Centennial Trail;

Thence, leaving said existing city boundary along said Westerly right of way,  $N57^{\circ}58'19''W$  a distance of 1453.93 feet to a point;

Thence, continuing along said Westerly right of way, along a non-tangent curve to the right with a radius of 622.96 feet, an arc length of 394.22 feet, a delta of  $36^{\circ}15'29''$  with a long chord that bears  $N24^{\circ}31'18''W$  a distance of 387.68 feet to a point on the centerline of the alley for Block 36 of said plat;

Thence, along said centerline,  $N56^{\circ}45'39''W$  a distance of 68.76 feet to a point;

Thence, leaving said centerline,  $N32^{\circ}15'53''E$  a distance of 128.02 feet to the Northeast corner of Lot 5, Block 36 of said plat;

Thence, along the North line of said Lot 5, Block 36,  $N56^{\circ}45'39''W$  a distance of 11.83 feet to the intersection of said North line and said Westerly right of way;

Thence, along said Westerly right of way, along a non-tangent spiral curve to the right with a radius of 622.96 feet and a long chord that bears  $N07^{\circ}12'39''E$  a distance of 27.82 feet to the intersection of said Westerly right of way and the centerline of Fifth Avenue of said plat;

Thence, along said centerline,  $N56^{\circ}45'39''W$  a distance of 51.39 feet to the intersection of said Fifth Avenue centerline and the centerline of Elmwood Street of said plat;

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Thence, along said centerline of Elmwood Street, N32°15'53"E a distance of 132.12 feet to the intersection of said centerline and said Westerly right of way;

Thence, along said Westerly right of way, along a non-tangent spiral curve to the right with a radius of 622.96 feet and a long chord that bears N13°25'25"E a distance of 49.63 feet to a point;

Thence, continuing along said Westerly right of way, N13°30'46"E a distance of 27.91 feet to the intersection of said Westerly right of way and the East line of Lots 1 and 2, Block 18 of said plat;

Thence, along said East line, N32°15'53"E a distance of 76.43 feet to the Northeast corner of said Lot 1, Block 18;

Thence, along the North line of said Lot 1, Block 18, N56°45'39"W a distance of 26.10 feet to the intersection of said North line and said Westerly right of way;

Thence, along said Westerly right of way, N13°30'46"E a distance of 42.25 feet to a point;

Thence, continuing along said Westerly right of way, along a spiral curve to the right with a radius of 622.86 feet, a length of 108.49 feet, an A of 259.95 feet with a long chord that bears N15°10'33"E a distance of 108.45 feet to a point;

Thence, continuing along said Westerly right of way, along a curve to the right with a radius of 622.86 feet, an arc length of 210.01 feet, a delta of 19°19'05" with a long chord that bears N28°09'40"E a distance of 209.01 feet to a point;

Thence, continuing along said Westerly right of way, along a spiral curve to the right with a radius of 622.86 feet, a length of 192.34 feet, an A of 346.12 feet with a long chord that bears N43°43'06"E a distance of 192.14 feet to a point;

Thence, continuing along said Westerly right of way, N46°40'00"E a distance of 148.04 feet to the True Point of Beginning.

Said parcel containing 6.652 acres of land, more or less.



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# CITY OF COEUR D'ALENE ANNEXATION ORDINANCE # 3410 RECORD OF SURVEY OF A PORTION OF THE NORTHEAST QUARTER OF SECTION 10, TOWNSHIP 50 NORTH RANGE 4 WEST, BOISE MERIDIAN, CITY OF COEUR D'ALENE, KOOTENAI COUNTY, IDAHO

COUNTY RECORDER

THIS MAP WAS FILED IN THE OFFICE OF THE RECORDER, KOOTENAI COUNTY, STATE OF IDAHO, AT THE REQUEST OF INLAND NORTHWEST CONSULTANTS THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2011, AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M. AS INSTRUMENT NUMBER \_\_\_\_\_ AND ONLY RECORDS AT BOOK \_\_\_\_\_ PAGE \_\_\_\_\_ OF SURVEYS

BY: \_\_\_\_\_  
CLERK OF DISTRICT COURT

**BASIS OF BEARING**  
BASIS OF BEARING FOR THIS SURVEY IS STRAIGHT, ALONG THE NORTH RIGHT OF WAY OF THE UNION PACIFIC RAILROAD (CENTRAL TRAIL), AS SHOWN FOR R-10.

**REFERENCES**  
R-1 RECORD OF SURVEY BY RUSSELL G. HONSAKER, P.L.S. 5388, FILED IN BOOK 24 OF SURVEYS AT PAGE 133, RECORDS OF KOOTENAI COUNTY.  
R-2 RECORD OF SURVEY BY JAMES O. LEPPARD, PELS 1318, FILED IN BOOK 4 OF SURVEYS AT PAGE 133, RECORDS OF KOOTENAI COUNTY.  
R-3 RECORD OF SURVEY BY JAMES B. LEPPARD, PELS 1318, FILED IN BOOK 3 OF SURVEYS AT PAGE 130, RECORDS OF KOOTENAI COUNTY.  
R-4 PLAT OF SHINGOIA ADDITION BY JAMES B. LEPPARD, PELS 1318, FILED IN BOOK F OF PLATS AT PAGE 166, RECORDS OF KOOTENAI COUNTY.  
R-5 PLAT OF SECONDARY ADDITION BY JAMES B. LEPPARD, PELS 1318, FILED IN BOOK F OF PLATS AT PAGE 166, RECORDS OF KOOTENAI COUNTY.  
R-6 PLAT OF LARNEY FOREST BY JAMES B. LEPPARD, PELS 1318, FILED IN BOOK E OF PLATS AT PAGE 220, RECORDS OF KOOTENAI COUNTY.  
R-7 RECORD OF SURVEY BY RONALD W. HODGE, P.L.S. 8575, FILED IN BOOK 23 OF SURVEYS AT PAGE 1, RECORDS OF KOOTENAI COUNTY.  
R-8 RECORD OF SURVEY BY CARY A. FRANK, P.L.S. 1817, FILED IN BOOK 3 OF SURVEYS AT PAGE 323, RECORDS OF KOOTENAI COUNTY.  
R-9 RAILROAD RIGHT OF WAY PLANS OF COEUR D'ALENE AND PIERRE BRILLE, SPOKANE INTERNATIONAL RAILWAY, DATED 1911, FROM STATION 75+21 TO 281+30, PAGE 3 OF 3.  
R-10 RECORD OF SURVEY BY CHAD J. JOHNSON, P.L.S. 8967, FILED IN BOOK 26 OF SURVEYS AT PAGE 410, 410A-C, RECORDS OF KOOTENAI COUNTY.  
R-11 ORDER OF VACATION BY POST FALLS HIGHWAY DISTRICT FILED UNDER INSTRUMENT NO. 22130900, RECORDS OF KOOTENAI COUNTY.

**NOTE**  
THERE WAS AN ATTEMPT MADE TO SHOW PHYSICAL FEATURES OF THE PROPERTY, OR TO SHOW ANY NON-RECORDED EASEMENTS, EXCEPT FOR THOSE AS SHOWN HEREON.

**LEGEND**  
O FOUND 5/8" REBAR, RIGHT OR AS NOTED  
X FOUND 5/8" REBAR WITH YELLOW PLASTIC CAP MARKED L.S. 8026  
D CALCULATED POINT, NOTHING FOUND OR SET  
HH EXISTING ANNEXATION BOUNDARY  
--- PROPOSED ANNEXATION BOUNDARY  
(S-C) SPECIAL ORDER BEARING AND DISTANCE

**SURVEYOR'S CERTIFICATE**  
I, CHAD J. JOHNSON, P.L.S. 8967, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF IDAHO, DO HEREBY CERTIFY THAT THIS IS A TRUE SURVEY OF THE PLATTED LAND MADE BY ME OR UNDER MY DIRECT SUPERVISION, AND THAT APPLICABLE CORNER RECORDS HAVE BEEN FILED IN COMPLIANCE WITH THE LAWS OF THE STATE OF IDAHO.

CHAD J. JOHNSON  
P.L.S. 8967  
DATE \_\_\_\_\_

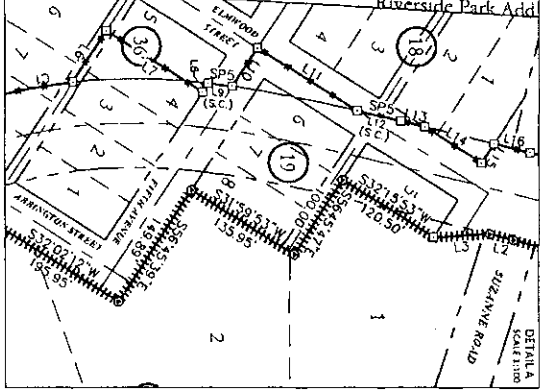
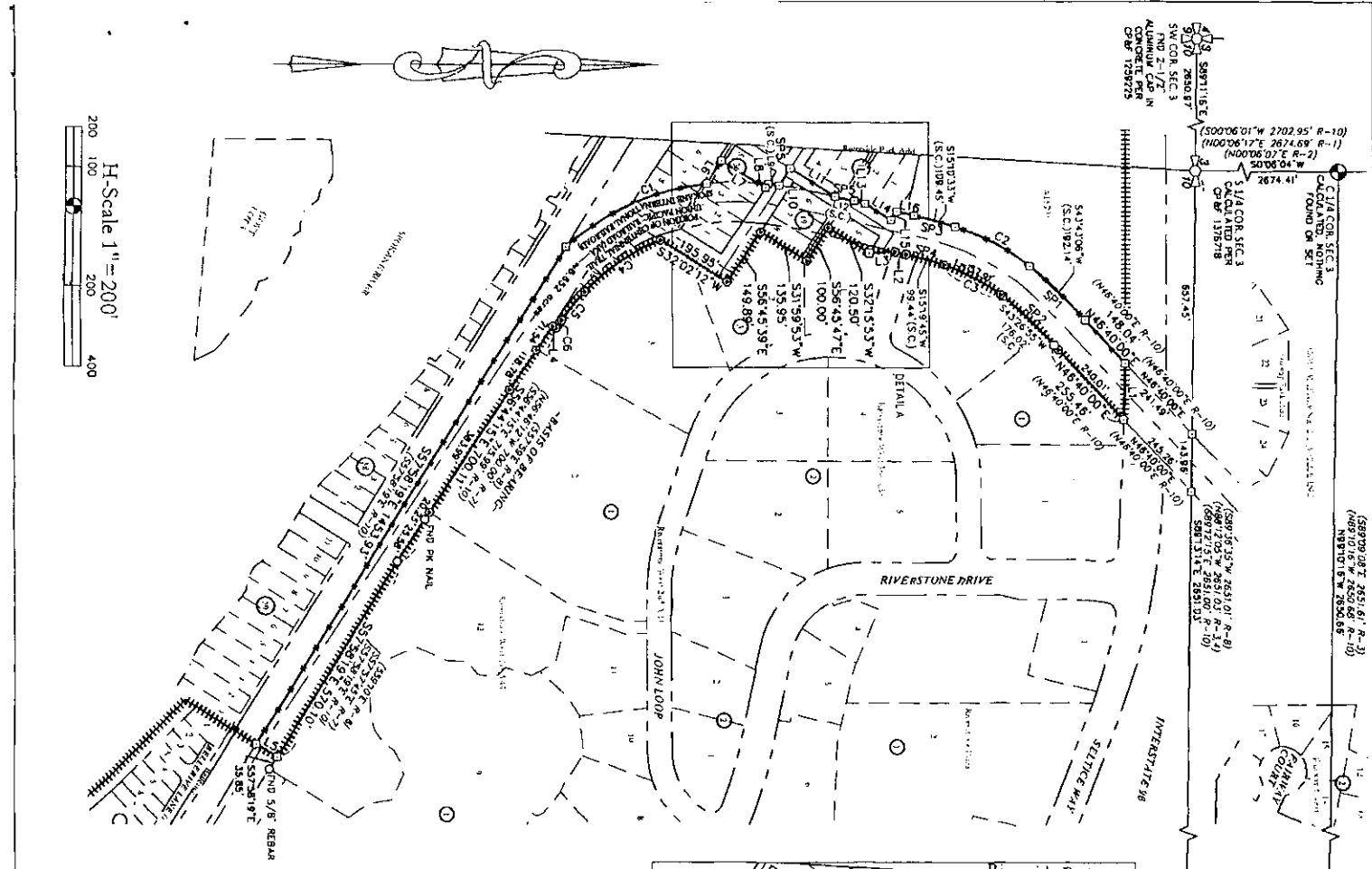
1726 Polaris Ave., Ste. B  
Post Falls, Idaho 83854  
Phone (208) 773-2121  
Fax (208) 773-2121  
www.chadjohnson.com

CITY OF COEUR D'ALENE, KOOTENAI COUNTY, IDAHO  
RECORD OF SURVEY

DRAWN BY: SWA  
DATE: 04/24/2011  
SCALE: 1" = 200'  
SHEET: 1 OF 1

9367  
PROFESSIONAL LAND SURVEYOR  
STATE OF IDAHO

CB 11-1007



Curve #	Length	Radius	Delta	Chord	Direction
C1	394.22	5722.86	038°15'28"	387.88	S73°31'18"E
C2	710.01	872.86	018°19'05"	208.01	S28°09'40"W
C3	184.89	322.86	018°02'30"	164.01	S77°29'17"W
C4	231.18	538.81	024°32'44"	219.40	S34°00'05"E
C5	91.28	714.90	007°16'34"	91.14	S89°09'30"E
C6	25.83	714.90	007°00'22"	25.03	S54°45'36"E

Spiral #	Length	Radius	A	Delta
S1	102.24	8722.86	346.12	06°50'47"
S2	176.21	322.86	303.96	09°59'23"
S3	108.46	8722.86	238.83	04°59'24"
S4	89.48	322.86	228.87	05°27'03"
S5	312.80	8722.86	441.43	14°23'04"

S5 IS THE OVERALL SPIRAL DATA

Line #	Length	Direction	Line #	Length	Direction
L1	140.89	S88°09'21"E	L9	27.82	S67°23'30"W
L2	27.85	S73°30'45"W	L10	51.38	S56°45'39"E
L3	64.15	S02°58'55"E	L11	132.12	N82°15'35"E
L4	8.87	S27°02'25"W	L12	48.53	S73°35'35"W
L5	80.00	N42°00'01"E	L13	27.88	S13°30'46"W
L6	68.28	S56°45'39"E	L14	78.43	S32°15'33"W
L7	128.02	S27°15'33"W	L15	28.10	S89°45'39"E
L8	11.83	S56°45'39"E	L16	42.25	S73°30'46"W



## CERTIFICATE

STATE OF IDAHO                    )  
  ) ss.  
County of Kootenai                )

I, Susan K. Weathers, do hereby certify that I am the duly appointed City Clerk and official keeper of the records for the City of Coeur d'Alene, County of Kootenai, State of Idaho, and that the foregoing is a true and correct copy of Ordinance No. 3410, a summary of which was published on June 15, 2011 in the Coeur d'Alene Press, a newspaper of general circulation, and as it appears on record in the Office of the City Clerk.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said City this 30<sup>th</sup> day of June 2011.



City Clerk

(SEAL)

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